



## **Department of Community Development**

801 - 228th Ave. SE, Sammamish, WA. 98075 - Phone: 425-295-0500 - Fax: 425-295-0600 - Web: [www.ci.sammamish.wa.us](http://www.ci.sammamish.wa.us)

# **Notice of Decision for a Short Plat**

## **Landa Short Plat (Lake Hill) - PLN2011-00015**

**Project Description:** The applicant is proposing to create a six lot short plat. This 6 lot short plat was formerly called Lake Hill subdivision. When the applicant first applied to divide the property on September 19, 2007 the city considered the division of land into more than 4 lots a subdivision. The city now considers the division of land into 9 lots or less a short subdivision. Subsequently the applicant applied to have his application processed as a short plat. On June 08, 2011 the applicant converted the Lake Hill subdivision, PLN2007-00051 to a Landa short plat, PLN2011-00015. The design of the project remains the same. However, the applicant is now vested to the codes that were in place as of June, 8, 2011.

The applicant ( Landa Short Plat LLC) applied for the above project on **June 08, 2011**; following a review to confirm that a complete application had been received, the City issued a letter of completion to the applicant on June 10, 2011. On June 20, 2011, the City issued a Notice of Application / SEPA Notification, which identified a public comment period from **June 20, 2011** through **July 11, 2011**. The City of Sammamish issued a decision on October 24, 2011. This Notice of Decision was issued on **October 24, 2011** and public notice has been provided via: mailed notice to property owners within 500 feet of the subject site, a sign posted on the subject site, and by placing a legal notice in the local newspaper. The application has been **Preliminarily Approved**.

**Applicant:** Landa Short Plat LLC  
**Public Comment Period:** June 20, 2011 through July 11, 2011  
**Project Location:** 17XX EAST LAKE SAMM PKWY SE, Sammamish, WA. 98075  
**Tax Parcel Number:** 0624069115  
**Existing Environmental Documents:** SEPA Checklist  
Steam Mitigation Plan and Site Plan Impacts and Mitigation, Lake Hill Plat  
Lake Hill Subdivision, Revised Critical Area Study  
**Other Permits Included:** Site Development Permit  
Building Permit (retaining wall)  
ROW permit

**SEPA Review:** The City of Sammamish issued a SEPA Determination for this project on October 19, 2011

**Public Hearing:** A Public Hearing is not required for this project.

**Appeal Period:** **October 24, 2011** through **November 14, 2011**

**Staff Member Assigned:**

Emily Arteche, Senior Planner  
(425) 295-0522

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*Inquiries regarding the application, comment period, decision and appeal process as well as requests to view documents pertinent to the proposal, including environmental documents may be made at the Sammamish City Hall at 801 - 228th Ave SE, Sammamish, WA 98075 (Tel: 425.295.0500) during normal business hours, Monday through Friday, 8:30 a.m. to 5:00 p.m.*

*Note: Mediation of disputes is available pursuant to SMC 20.20. Requests for mediation should be made as soon as it is determined the disputed issue(s) cannot be resolved by direct negotiation. Please contact the Department of Community Development for additional information on the Land Use Mediation Program.*